



THE CITY OF SAN DIEGO

City of San Diego
Planning & Development Review
Building Development Review
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Building Newsletter 8-2

Dropped or Furred Ceilings
in Types III and V Construction

Interpretations of State and Local Building Codes
1998 California Building Code: Chapter 8
Revision Date: July 1999

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I. Application of Acceptable Interior Finish Materials

Chapter 8 of the Building Code regulates the application of interior finish materials in order to limit flame spread. In combustible construction (Types III and V), finish material may be applied to dropped or furred ceilings with several limitations.

- A. Wood hangers and runners of minimum two-inch nominal material, or a combination of wood and noncombustible material, may be suspended from a nonfire-rated floor or roof system.
- B. When dropped below the ceiling of a fire-resistive floor-ceiling or roof-ceiling assembly, wood hangers and runners must be fire-retardant-treated and have a minimum two-inch nominal width and thickness.
- C. Figure 1 illustrates the application of the requirements of Sections 803 and 804 of the Building Code. It is a cross-section of a portion of a fire-resistive roof-

ceiling or floor-ceiling assembly over any room or area in any occupancy group. The type of construction may be either III, One-hour or V, One-hour.

- D. Figure 2 illustrates the case where a fire-resistive ceiling membrane may be omitted from the underside of 2x joists by applying the fire-resistive membrane to wood hangers and runners suspended from the joists. In this case, the hangers and runners need not be fire-retardant-treated wood. The membrane material applied vertically shall have the same fire-resistive rating as that for the ceiling.

II. Penetration Limitations

No penetrations of fire-resistive ceiling membranes are allowed except as provided in Section 710.2. See Building Newsletter 7-1 for a discussion on penetrations of fire-resistive ceiling membranes.

Figure 1/Application of ceiling finish materials below a rated assembly in combustible construction.

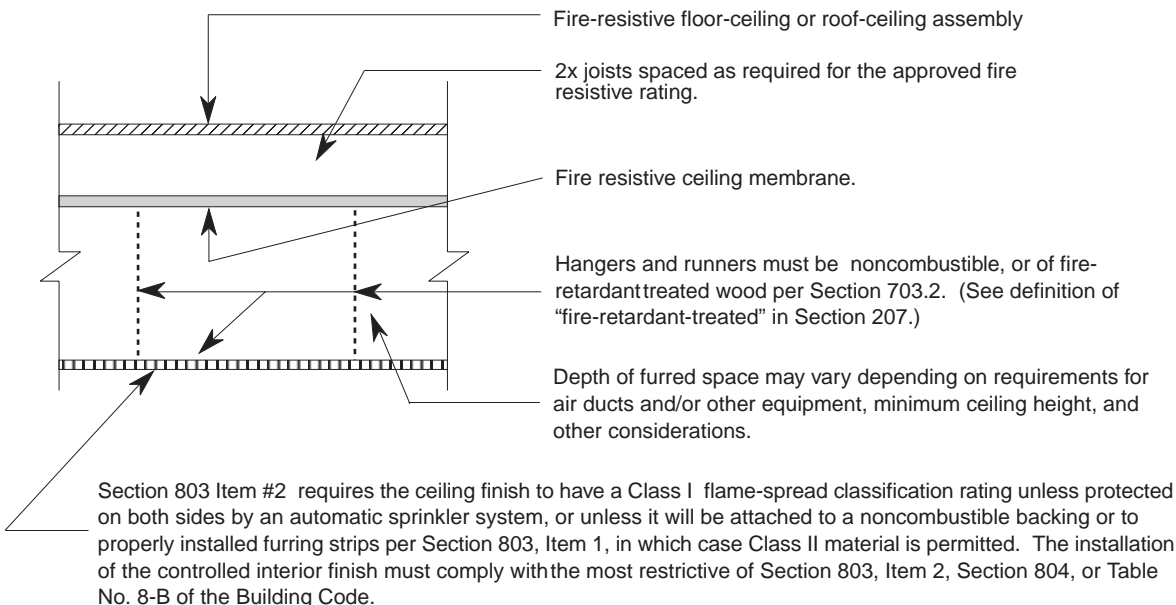


Figure 1/Application of controlled interior ceiling finish materials that are part of a rated assembly in combustible construction.

